

AMENDMENT TO THE CLAIMS

The following listing of claims replaces all prior versions and listings in the application:

LISTING OF CLAIMS

Claims 1-118 (Canceled)

119. (Withdrawn) An exchange compartment for a building structure to permit secure exchange of goods to or from the building structure, said exchange compartment including a first closable opening allowing access to said compartment externally off said building structure, a second closable opening allowing access to said compartment internally of said building structure, means able to authorize access to said compartment through said first closable opening in response to the supply of authorization information provided in respect of an authorized access instruction, but said means not allowing access to the remainder of the building structure through said second closable opening.

120. (Withdrawn) An exchange compartment as claimed in claim 119, wherein said access is provided to said compartment when said authorization information matches said authorised access instruction.

121. (Withdrawn) An exchange compartment as claimed in claim 119, wherein said authorised access instruction is generated in respect of a delivery instruction in relation to goods to be delivered to said compartment.

122. (Withdrawn) An exchange compartment as claimed in claim 121, wherein said delivery instruction is generated in respect of a purchase of said goods.

123. (Withdrawn) An exchange compartment as claimed in claim 119, wherein said authorised access instruction and said matching authorisation information are generated in response to a purchase made by an occupant of said building structure for the purpose of delivery.

124. (Withdrawn) An exchange compartment as claimed in claim 119, wherein the authorised access instruction can only be used to permit access to said compartment once only.

125. (Withdrawn) An exchange compartment as claimed in claim 119, wherein said authorised access instruction is valid within a predetermined time interval only.

126. (Withdrawn) An exchange compartment as claimed in claim 125, wherein said predetermined time interval starts from issue of said authorised access instruction to an entity responsible for delivery of said goods to aid compartment.

127. (Withdrawn) An exchange compartment as claimed in claim 119, wherein said compartment is a room at an outer side of said building structure.

128. (Withdrawn) An exchange compartment as claimed in claim 119, wherein said compartment is a cabinet at an outer side of said building structure.

129. (Withdrawn) An exchange compartment as claimed in claim 128, wherein said cabinet stores a series of containers.

130. (Withdrawn) An exchange compartment as claimed in claim 119, wherein said compartment can be securely accessed by an occupant from within the building structure.

131. (Withdrawn) An exchange compartment as claimed in claim 119, wherein the authorisation information is an alphanumeric code.

132. (Withdrawn) An exchange compartment as claimed in claim 119, wherein said authorisation information relates to one or more biometric measure.

133. (Withdrawn) A louvre assembly for use with the façade of a building structure, the louvre assembly including:

a series of vertically spaced apart interconnected and adjustable louvres;
a horizontally-oriented member connected at an upper end of said series of louvres; and
means, in use, to raise and lower the series of louvres through a range of heights
including a height at which the horizontally-oriented member acts as a handrail
for the facade.

134. (Withdrawn) An assembly as claimed in claim 133, wherein said series of louvres can be raised to an upper position at which said series of louvres extend entirely over said façade, and lowered to a lower position at which said louvres do not entirely cover said facade.

135. (Withdrawn) An assembly as claimed in claim 134, wherein said louvres can be compactly stacked upon each other when said series of louvres is in said lower position.

136. (Withdrawn) An assembly as claimed in claim 134, wherein said series of louvres cannot be lowered to a position at which said horizontal member is below a predetermined height above a floor is said building structure.

137. (Withdrawn) An assembly as claimed in claim 134, wherein each of said louvres in said series of louvres is pivotally connected at its ends to a mullion so that said series of louvres can be adjusted through a range of orientations.

138. (Withdrawn) An assembly as claimed in claim 137, wherein each of said louvres in said series of louvres is adjusted through a range of orientations by a cable system.

139. (Withdrawn) An assembly as claimed in claim 138, wherein said cable system consists of two cables at each of said mullions, said cables being connected with each of said louvres about a central pivotal connection.

140. (Withdrawn) An assembly as claimed in claim 137, wherein said range of orientations is between a substantially horizontal orientation and a substantially vertical orientation.

141. (Withdrawn) An assembly as claimed in claim 140, wherein said louvres are of a width relative to their spacing so that in said substantially vertical orientation, adjacent louvres overlap by a predetermined amount to form a substantially continuous surface at the façade of the building structure.

142. (Withdrawn) An assembly as claimed in claim 141, wherein each of said louvres in said series of louvres includes on at least one side of said louvre a flexible strip of material to allow a said substantially continuous surface to be substantially sealed by contact of each of said louvres with the flexible strip of an adjacent louvre.

143. (Withdrawn) An assembly as claimed in claim 134, wherein one or more glass panels are provided, and the glass panel or panels can be positioned to allow the louvre assembly to provide between itself and the glass panel or panels a balcony at the façade of the building structure or the panels are positioned to pen up the whole of building structure to direct sunlight and results in the deletion of a separate external space.

144. (Withdrawn) An energy management system for a building structure, the system including:

a plurality of energy sources, each of a designated type;
means for determining a plurality of energy demands within a building structure, each of said energy demands being of a designated type; and
means for supplying each of said energy demands from one or more of said energy sources;
wherein at least one of said energy demands can be met by said supply means with energy preferentially supplied by at least one of said energy sources rather than another of said energy sources.

145. (Withdrawn) A system as claimed in claim 144, wherein said energy sources include at least one source of electrical energy including an external supply source, and an internal source for generating electrical energy and/or an active solar source.

146. (Withdrawn) A system as claimed in claim 144, wherein said energy sources include at least one source of heat energy including a solar source, biological waste processing source, a geothermal source, and/or co-generation heat exchange source.

147. (Withdrawn) A system as claim in claim 144, wherein when each of said energy sources has a variable cost factor associated with it, and at least one of said energy demands is preferentially supplied by an energy source having a lower associated cost factor.

148. (Withdrawn) A system as claimed in claim 144, further including means for storing heat energy, wherein heat energy stored in said means for storing heat energy can be released to meet certain of said energy demands.

149. (Withdrawn) A system as claimed in claim 148, wherein said at least one means for storing heat energy includes at least one of a water loop heat source and/or a heat slab heat source.

150. (Withdrawn) A system as claimed in claim 146, further including heat exchange means to allow said energy demand in respect of hot water requirements to be at least partly met by one or more of said heat energy sources other than an electrical energy source.

151. (Withdrawn) A system as claimed in claim 146, further including heat exchange means to allow said energy demands in respect of ambient heating requirements to be at least partly met by one or more of said heat energy sources other than an electrical energy source.

152. (Withdrawn) A system as claimed in claim 146, wherein said energy demands in respect of cooling systems is reduced by passive solar rejection, and/or natural ventilation.

153. (Withdrawn) A system as claimed in claim 144, wherein said energy demands in respect of lighting requirements is reduced by providing ambient lighting by sunlight sources such as floor to ceiling glass, sunlight's and/or light pipes.

154. (Withdrawn) A system as claimed in claim 144, wherein energy from said one or more energy sources which is in excess of energy demands is provided to an external demand source.

155. (Withdrawn) A system as claimed in claim 144, wherein the system utilizes interactive evaluation of the parts of the system.

156. (Withdrawn) A building structure incorporating a louvre assembly, the louvre assembling including:

- a series of vertically spaced apart interconnected and adjustable louvres;
- a horizontally-oriented member connected at an upper end of said series of louvres; and
- means, in use, to raise and lower the series of louvres through a range of heights including a height at which the horizontally-oriented member acts as a handrail for the façade,

and an energy management system, the system including:

- a plurality of energy sources, each of a designated type;
- means for determining a plurality of energy demands within a building structure, each of said energy demands being of a designated type;
- means for supplying each of said energy demands from one or more of said energy sources;
- wherein at least one of said energy demands can be met by said supply means with energy preferentially supplied by at least one of said energy sources rather than another of said energy sources.

157. (Currently Amended) A transportable and stackable modular building unit comprising a floor panel, side wall panels and a ceiling or roof panel externally dimensioned and fitted in accordance with that of a standard arranged and dimensioned to form a shipping container such as to be distributed transportable by a containerised shipping network, and wherein, ~~on-site,~~ at least ~~part of one wall~~ one of the panels of the modular building unit is a movable panel removably or hingedly connected to the other panels and movable to increase at least one

~~dimension~~ create additional building space adjacent the space formed by the other panels of said modular building unit.

158. (Currently Amended) A modular building unit as claimed in claim 157, wherein the, ~~or the part of the,~~ at least one moveable panel ~~[[wall]]~~ is removable and utilizable as a structural end wall, a verandah section, a roof section or a floor section to at least partly enclose said additional building space.

159. (Currently Amended) A modular building unit as claimed in claim 157, wherein the, ~~or the part of the,~~ at least one ~~[[wall]]~~ moveable panel is a side wall panel hingedly connected to the base of the unit is hinged to swing so that the at least one moveable panel can swing downwardly to form an external floor or verandah of said additional building space.

160. (Currently Amended) A modular building unit as claimed in claim 157 wherein the, ~~or the part of the,~~ at least one ~~[[wall]]~~ moveable panel is a side wall panel hingedly connected to the top of the unit is hinged to so that the at least one moveable panel can swing upwardly to form an external roof of said additional building space.

161. (Currently Amended) A modular building unit as claimed in claim 157, wherein the, ~~or the part of the,~~ at least one ~~[[wall]]~~ moveable panel is a side wall panel having a first hinged section that swings has sections which swing both downwardly and a second hinged section that swings upwardly to form an external floor or verandah and an external roof of said additional building space.

162. (Currently Amended) A modular building unit as claimed in any one of claims 157 to 161, wherein the, ~~or the part of the,~~ at least one wall is moveable to enable assembly of an additional one or more floor and roof areas, together with assembly of one or more additional wall panels and glass facades are provided to at least partially enclose said, ~~and to create additional building space.~~

163. (Canceled)

164 (New) A multi-storied building comprising a plurality of transportable and stackable modular building units, each building unit comprising a floor panel, side wall panels and a ceiling or roof panel, the panels being arranged and dimensioned to form a shipping container for transportation by a containerised shipping network, at least one of the panels being a movable panel removably or hingedly connected to at least one of the other panels and movable to a position in which an additional building space is created adjacent the building unit, and wherein at least one building unit in an upper story of the building is stacked on at least one of the building units in the story below.

165. (New) A building according to claim 164 wherein the movable panel of at least one of the building units is hinged to the top of the unit and movable to a position in which it forms a floor of said additional building space.

166. (New) A building according to claim 164 wherein the movable panel of at least one of the building units is hinged to the base of the unit and movable to a position in which it forms a ceiling or roof of said additional building space.

167. (New) A building according to claim 164 wherein first and second modular building units on at least one story of the building are arranged with a free space between said building units and a further building unit is stacked on said first and second building units above said free space so that the floor panel of said further building unit forms a ceiling of the free space between said first and second building units.

168. (New) A multi-storied building according to claim 167 wherein a plurality of the modular units on a plurality of levels are stacked in a checkerboard configuration with free spaces between adjacent units on each level.

169. (New) A multi-storied building according to claim 164 wherein the movable panel is removable and is utilised as an end wall, roof or floor section of said additional building space.

170. (New) A building according to claim 164 wherein additional wall panels and glass facades are provided for said additional building space.

171. (New) A transportable and stackable modular building unit for use in constructing a multi-storied building as claimed in claim 164, comprising a floor panel, side wall panels and a ceiling panel arranged and dimensioned to form a shipping container transportable by a containerised shipping network, wherein at least one of the panels is a movable panel removably or hingedly connected to the other panels and movable to a position in which it creates additional building space adjacent the space formed by the other panels.

172. (New) A modular building unit according to claim 171 wherein said movable panel is a side wall panel hingedly connected to the top of the unit so that it can be raised to form a roof for said additional building space.

173. (New) A modular building unit according to claim 171 wherein said movable panel is a side wall panel hingedly connected to the base of the unit so that it can be lowered to create a floor for the additional building space.

174. (New) A modular building unit accordingly to claim 171 wherein the movable panel is a removable side wall panel which is utilizable as a structural end wall, a portico verandah section, a roof section or a floor section to at least partly enclose said additional building space.